

Chemung County Industrial Development Agency
Minutes of the Meeting
November 25, 2013

A meeting of the Chemung County Industrial Development Agency was held on Monday, November 25, 2013 at 12:00 PM in the 5th floor conference room at 203 Lake Street, Elmira, New York. The following members were present: Donna Draxler, Michael Hosey, Donald Quick, Thomas Santulli, and Alan Winston.

Also present were George Miner, Executive Director of the agency; Thomas O'Mara, Counsel to the agency; Jill Koski, Southern Tier Economic Growth; Mary Rocchi, Recording Secretary; local media and labor representatives.

Excused: John Burin, Thomas Tranter

Chairman Winston called the meeting to order at 12:00 PM.

There was no Public Comment.

On Motion No. 2013-59 by Mrs. Draxler, seconded by Mr. Hosey and unanimously carried, the minutes of the November 7, 2013 meeting were approved.

Mr. O'Mara presented a resolution for the IBEW 139 project. On Motion No. 2013-60 by Mr. Santulli, seconded by Mrs. Draxler, and unanimously carried, with Mr. Quick abstaining, a RESOLUTION AUTHORIZING EXECUTION OF DOCUMENTS IN CONNECTION WITH A LEASE/LEASEBACK TRANSACTION FOR A PROJECT FOR INTERNATIONAL BROTHERHOOD OF ELECTRICAL WORKERS LU 139 BUILDING CORPORATION was approved.

Mr. Miner presented the application for Finger Lake LLC. They will construct a Best Western Hotel on the site of the now demolished Howard Johnson's hotel in Horseheads. They are requesting financial assistance on sales tax on construction costs, furnishings and furniture. They will file for 485b Real Property Tax exemption through the Village of Horseheads. It is a \$4.5 million project with 9 full time jobs to be created. They are awaiting final approval from Best Western on hotel design plans.

Mr. O'Mara presented a Public Hearing resolution for Finger Lake LLC. On Motion No. 2013-61 by Mr. Quick, seconded by Mrs. Draxler and unanimously carried, a RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR OF CHEMUNG COUNTY INDUSTRIAL DEVELOPMENT AGENCY TO HOLD A PUBLIC HEARING REGARDING A PROPOSED PROJECT TO BE UNDERTAKEN FOR THE BENEFIT OF FINGER LAKE LLC, A NEW YORK LIMITED LIABILITY COMPANY was approved.

Mr. O'Mara presented a SEQR Resolution for Finger Lake LLC. On Motion No. 2013-62 by Mr. Quick, seconded by Mr. Hosey and unanimously carried, a RESOLUTION ACCEPTING THE DETERMINATION BY THE VILLAGE OF HORSEHEADS TO ACT AS LEAD AGENCY FOR THE ENVIRONMENTAL REVIEW OF THE FINGER LAKE LLC PROJECT AND ACKNOWLEDGING RECEIPT OF THE NEGATIVE DECLARATION ISSUED WITH RESPECT THERETO, was approved.

Mr. Santulli expressed his concern as to the pending hotel projects. He is concerned that the County will be over saturated with hotels in the area. The County has lost a lot of the natural gas business as well as Sikorsky. We need to take a hard look at future hotel projects.

Mr. Miner presented a project for Cameron Manufacturing & Design. The company is expanding its facilities by an additional 8,000 sq. ft. to add more space to its machine shop. It will house a new state-of-the-art lathe. The company employs over 200 people and will add 8 more good paying jobs. They are asking for sales tax on construction of the building, mortgage tax and property tax abatement. Tom Santulli stated that Cameron has a great presence in our community. They have never asked for much if anything at all.

Mr. O'Mara presented a Public Hearing Resolution for Cameron. On Motion No. 2013-63 by Mrs. Draxler, seconded by Mr. Hosey, and unanimously carried, with Mr. Quick abstaining, a RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR OF CHEMUNG COUNTY INDUSTRIAL DEVELOPMENT AGENCY TO HOLD A PUBLIC HEARING REGARDING A PROPOSED PROJECT TO BE UNDERTAKEN FOR THE BENEFIT OF CAMERON MANUFACTURING AND DESIGN, INC., A NEW YORK CORPORATION was approved.

Mr. O'Mara presented a SEQR Resolution for Cameron. On Motion No. 2013-64 by Mr. Santulli, seconded by Mr. Hosey and unanimously carried, with Mr. Quick abstaining, a RESOLUTION DIRECTING THE EXECUTIVE DIRECTOR OF CHEMUNG COUNTY INDUSTRIAL DEVELOPMENT AGENCY TO TAKE CERTAIN ACTIONS UNDER ARTICLE 8 OF THE ENVIRONMENTAL CONSERVATION LAW IN CONNECTION WITH A PROPOSED PROJECT TO BE UNDERTAKEN FOR THE BENEFIT OF THE CAMERON MANUFACTURING & DESIGN INC. PROJECT was approved.

Mr. O'Mara presented a PILOT Deviation Notice. Since the bulk of the financing is on equipment, the CCIDA proposes 75% abatement in years 1-10 and 50% abatement in years 11-15. On Motion No. 2013-65 by Mr. Hosey, seconded by Mr. Santulli, and unanimously carried, with Mr. Quick abstaining, a RESOLUTION AUTHORIZING THE EXECUTIVE DIRECTOR TO SEND A LETTER TO THE CHIEF EXECUTIVE OFFICERS OF THE AFFECTED TAXING ENTITIES INFORMING THEM OF A PROPOSED DEVIATION FROM THE AGENCY'S UNIFORM TAX EXEMPTION POLICY IN CONNECTION WITH THE PROPOSED CAMERON MANUFACTURING AND DESIGN, INC., PROJECT, was approved.

Mr. Miner is anticipating closure of Sonwil project that was started a couple of years ago, hopefully by year end.

There was no further business.

On Motion No. 2013-66 by Mr. Santulli, seconded by Mrs. Draxler, and unanimously carried, the meeting was adjourned at 12:13 PM.

Respectfully submitted,

Mary K. Rocchi
Recording Secretary